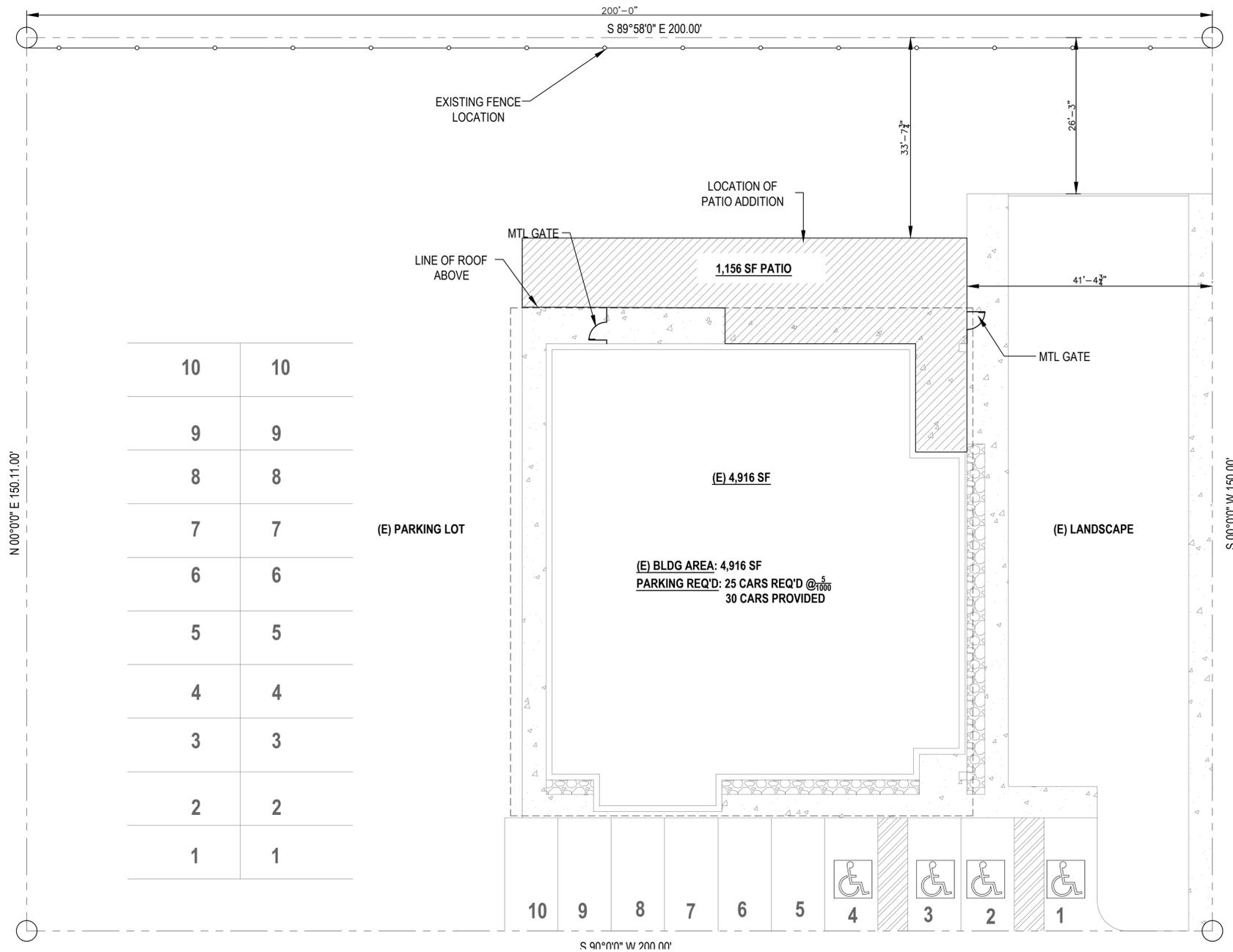
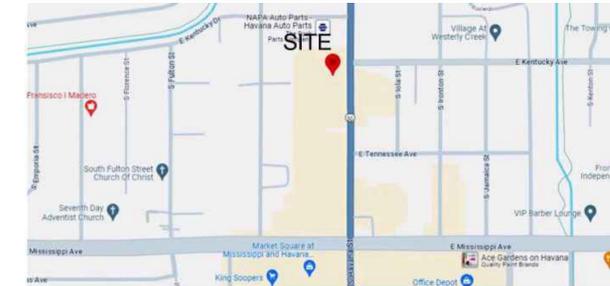


PATIO ADDITION FOR MARISCOS LOS 3 RIOS

921 S. HAVANA ST, AURORA, CO 80012



1 SITE PLAN
SCALE: 3/32" = 1'-0"



VICINITY MAP
SCALE: No Scale

City of Aurora Public Works Department
ENGINEERING DESIGN CRITERIA
Building Division • 15151 E. Alameda Parkway, Ste 2400 • Aurora, CO 80012
303.739.7420 • Email: permitcounter@auroragov.org

CLIMATIC AND GEOGRAPHIC CRITERIA FOR THE 2021 I-CODES :

Roof Snow Load - Pf Ps	Calculate psf (Pergola 20 psf)
Ground Snow Load - Pg	40 psf
Basic Wind Speed - Vmph	105-110 Risk Category II, 110-115 Risk Category III, 115-120 Risk Category IV, 100-105 Risk Category I
Special Wind Region	No
Topographic Effects	No
Exposure Category	IRC R301.2.1.4 or IBC 1609.4.3
Seismic Design Category Residential	B
Seismic Design Category Commercial	Per IBC chapter 16
Weathering	Severe
Minimum Frost Depth for Foundations	36 inches
Winter Design Temperature	1 DEGREE (F)
Ice Barrier Underlayment Required	Yes
Flood Hazard	Varies - See City Code Chapter 70
Air Freezing Index	712
Mean Annual Temperature	50 DEGREES (F)

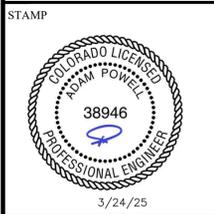
BUILDING CODE ANALYSIS

BLDG. DEPT. JURISDICTION	CITY OF AURORA, COLORADO 2015 IBC, 2015 IPC, 2015 IMC, 2017 NEC, 2009 ICC(ANSI) A117.1
SCOPE OF WORK	1,116 SQFT PATIO ADDITION
EXISTING BLDG CONSTRUCTION TYPE	V-8 (V-N UNDER UBC), NON SPRINKLED
EXISTING OCCUPANCY GROUP	'A2' OCC.
AREAS	(E) RESTAURANT BUILDING: 4,916 SQFT PATIO: 1,116 SQFT
OCCUPANCY LOAD	OCCUPIED AREA <ul style="list-style-type: none"> PATIO: 1,116 SQFT / 15 = 75 OCC. DINING: 1,800 SQFT / 15 = 120 OCC. KITCHEN / BAR: 1,620 SQFT / 200 = 9 OCC. OFFICE: 114 SQFT / 100 = 2 OCC. STORAGE: 187 SQFT / 300 = 1 OCC. UNOCCUPIED AREA <ul style="list-style-type: none"> RESTROOMS: 283 SQFT / 0 = 0 OCC. HALLWAYS: 685 SQFT / 0 = 0 OCC. MECH. / ELE.: 110 SQFT / 0 = 0 OCC. TOTAL 207 OCC.
MIN. PLUMBING REQ'D	WOMEN'S (104 OCC.) 2 TOILET, 1 LAV. REQ'D - 2 TOILET, 1 LAV. EXISTING MEN'S (104 OCC.) 2 TOILET, 1 LAV. REQ'D - 1 TOILET, 2 URINAL, 1 LAV. EXISTING 1 SERVICE SINK REQ'D - 1 EXISTING
MIN. EXIT REQ'D	2 REQ'D, 2 EXISTING
EXIT ACCESS TRAVEL DISTANCE REQ'D	MAX. 200 FT W/O SPRINKLER REQ'D, 102'-0" ACTUAL
EGRESS WIDTH	212 OCC. X 0.2 = 42.4' MIN. REQ'D, EXISTING 108' (THREE 36" DOOR) OPENING.



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PATIO ADDITION FOR
MARISCOS LOS 3 RIOS
921 S. HAVANA ST, AURORA, CO 80012



PROJECT TITLE
**MARISCOS
LOS 3 RIOS
PATIO**
921 S. HAVANA ST,
AURORA, CO 80012

PROJECT NO.
250219
CHECKED BY PEC DATE 03/16/25
DRAWN BY TDP DATE 03/16/25

NO.	REVISION/SUBMISSION	DATE
1	PATIO ADDITION REV.	03/16/25

SHEET TITLE
**ELEVATION
FLOOR PLAN
SECTION**

SHEET NO.
A1

PATIO ADDITION FOR
MARISCOS LOS 3 RIOS
921 S. HAVANA ST., AURORA, CO 80012

STAMP



PROJECT TITLE

**MARISCOS
LOS 3 RIOS
PATIO**

921 S. HAVANA ST.
AURORA, CO 80012

PROJECT NO.

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PEC

DATE 3/16/24

DRAWN BY

TDP

DATE 03/16/25

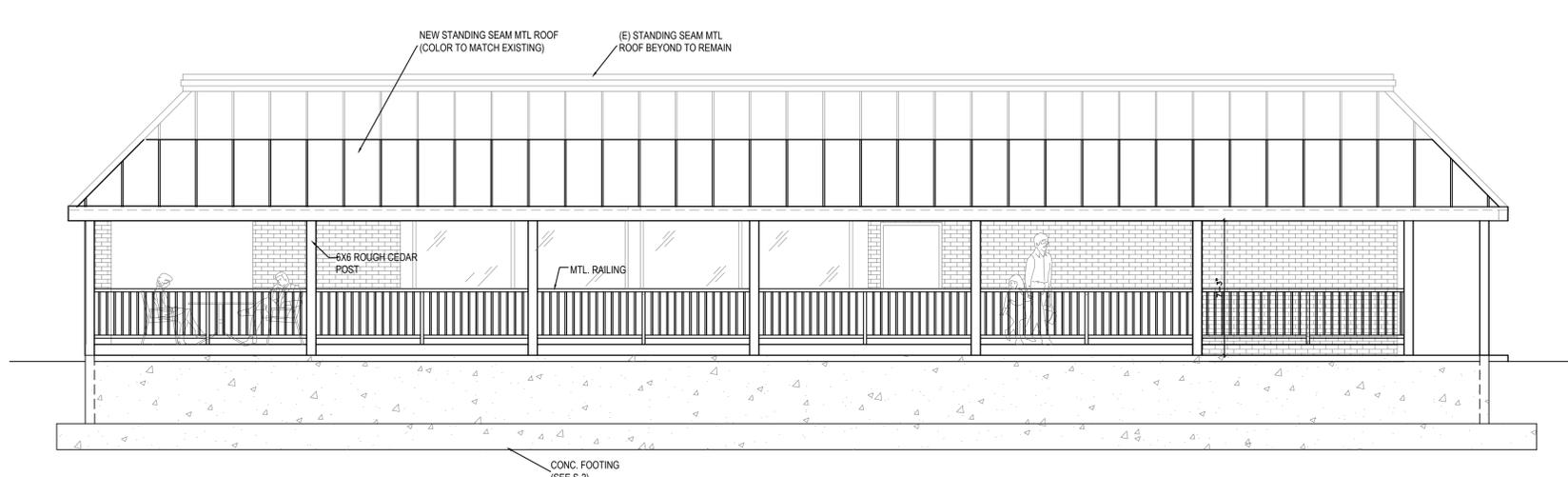
NO.	REVISION/SUBMISSION	DATE
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SHEET TITLE

**ELEVATIONS
FLOOR PLAN
SECTION**

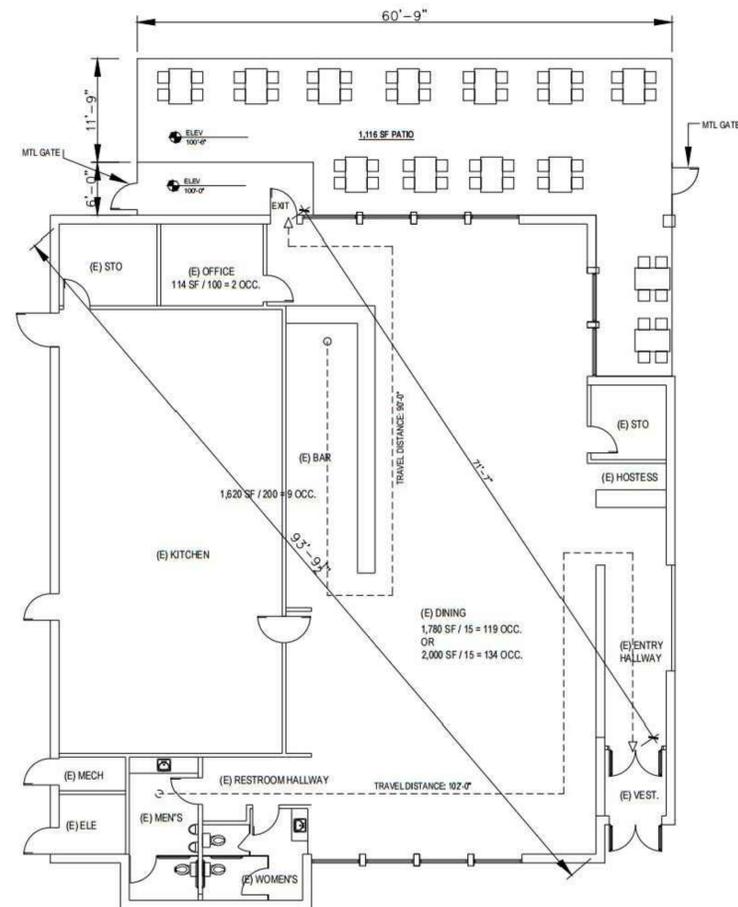
SHEET NO.

A2

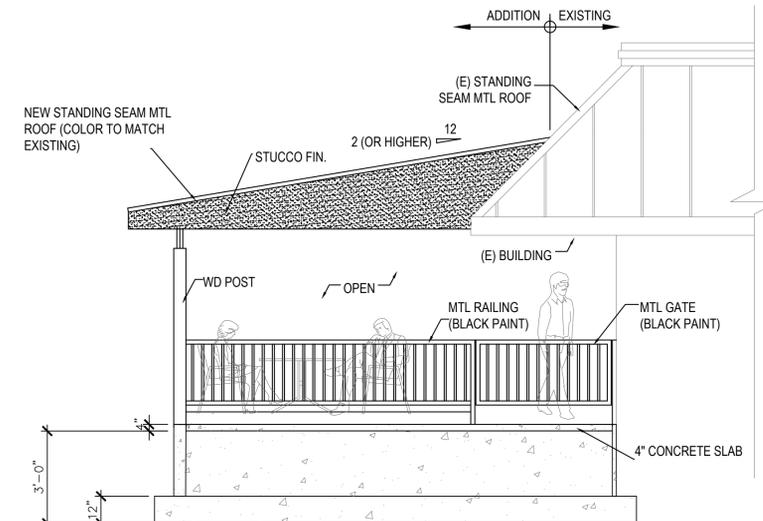


NORTH ELEVATION

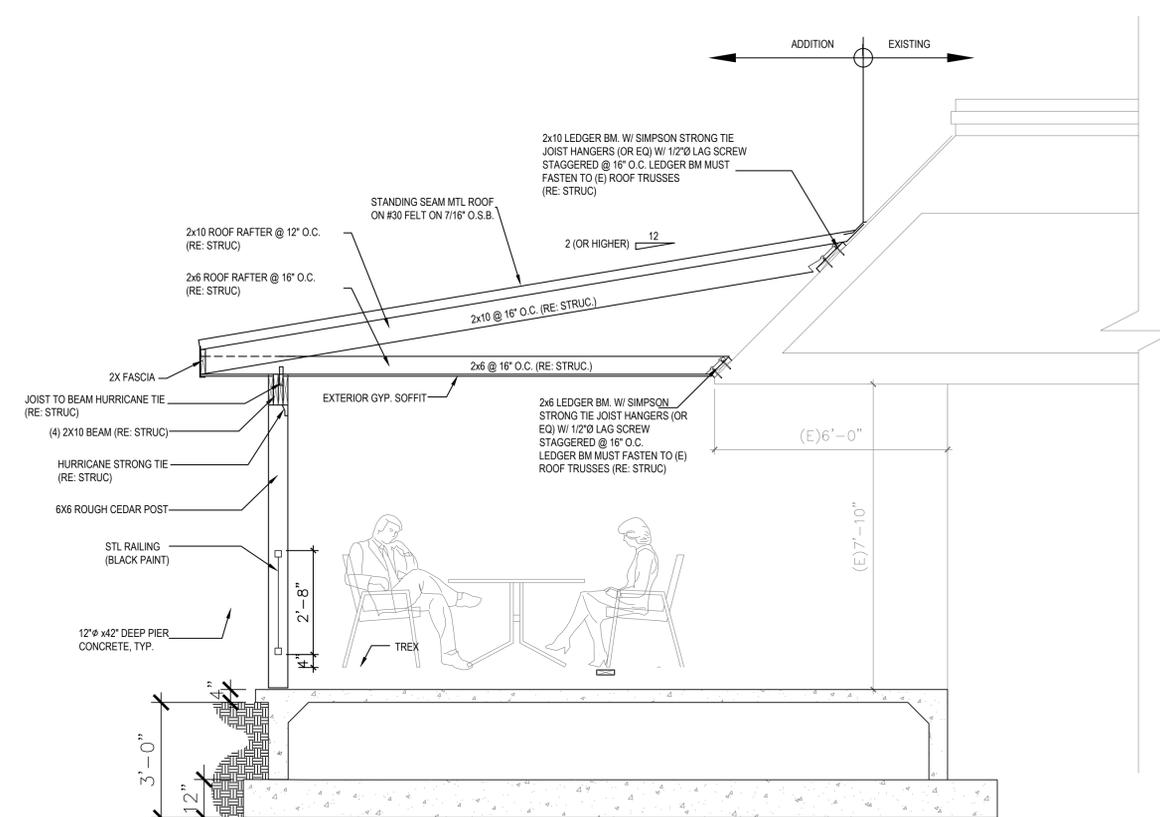
1 **PATIO ELEVATION – FRONT (NORTH)**
SCALE: 1/4" = 1' - 0"



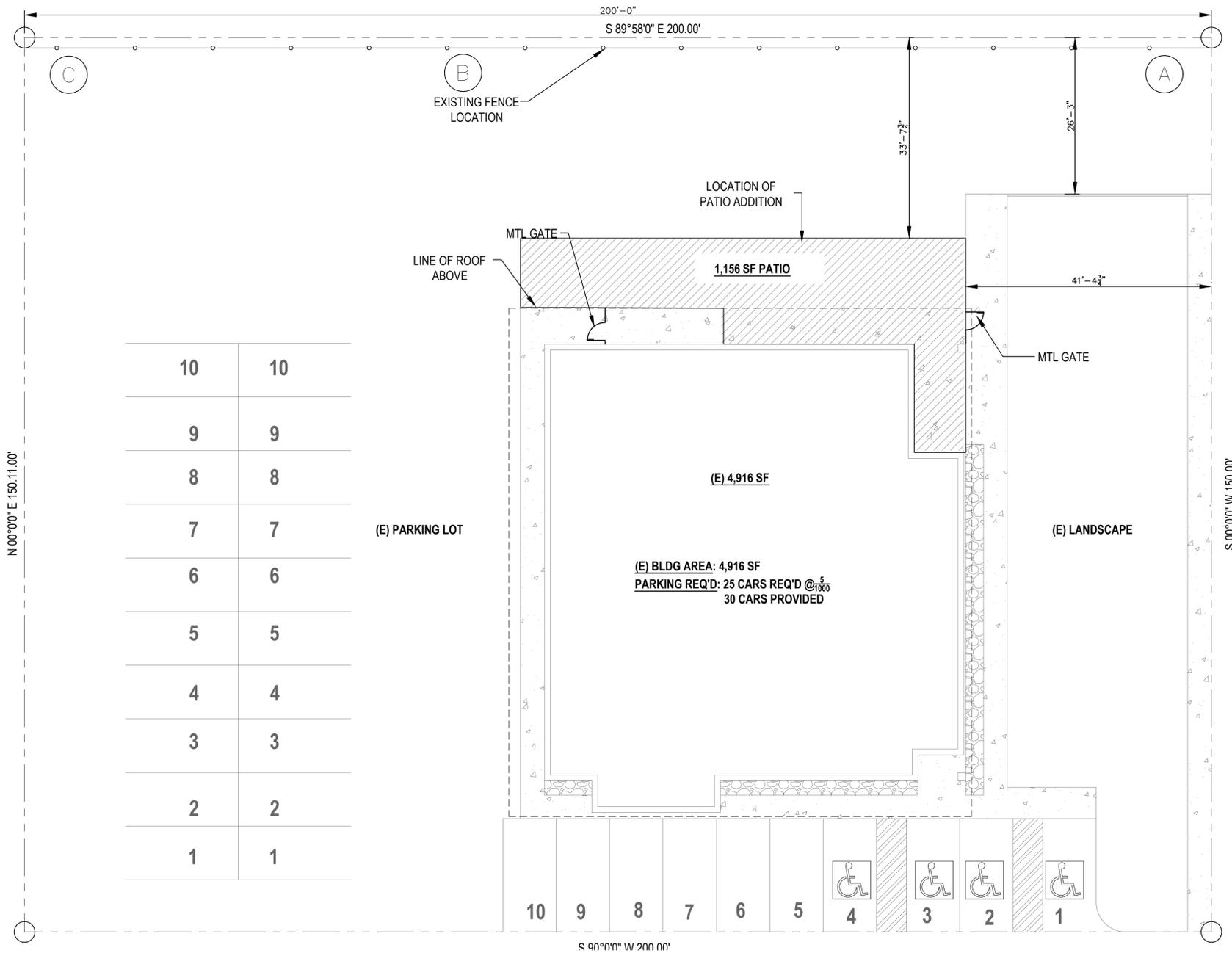
3 **FLOOR PLAN / LIFE SAFETY PLAN**
SCALE: 1/8" = 1' - 0"



2 **PATIO ELEVATION – END**
SCALE: 1/4" = 1' - 0"



4 **PATIO SECTION**
SCALE: 1/2" = 1' - 0"



1 SITE PLAN
SCALE: 3/32" = 1'-0"



A PHOTO 1
SCALE: N.T.S.



B PHOTO 2
SCALE: N.T.S.



C PHOTO 3
SCALE: N.T.S.

PEC

**Project Management
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PROJECT TITLE
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PROJECT NO.
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SHEET TITLE
**SITE PLAN
FENCE**

SHEET NO.
C1

CONCRETE NOTES:

1. GENERAL

- A. ALL CONCRETE WORK SHALL CONFORM TO THE REQUIREMENTS OF ACI 301, SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS.
- B. DESIGN AND PLACE CONCRETE AND REINFORCEMENT PER ACI BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE, ACI 318, LATEST EDITION. COMPLY WITH ACI-305 "HOT WEATHER CONCRETING" & ACI-306 "COLD WEATHER" AS APPROPRIATE.
- C. CONCRETE COMPRESSIVE STRENGTH (f'c) AT 28 DAYS: 4,000 PSI FOR ALL STRUCTURAL CONCRETE.
- D. USE TYPE II CEMENT FOR ALL CONCRETE UNLESS NOTED OTHERWISE ON DRAWINGS. CONCRETE SHALL HAVE 3% TO 5% AIR ENTRAINMENT.
- E. CONCRETE SLUMP TO BE BETWEEN 3"-5", UNLESS NOTED DIFFERENTLY FROM THE SUPPLIER.
- F. AGGREGATES SHALL BE CRUSHED STONE CONFORMING TO "SPECIFICATION FOR CONCRETE AGGREGATES" ASTM C33. AGGREGATE SIZE SHALL BE ¾" MAX.
- G. REINFORCING BARS SHALL BE DEFORMED, INTERMEDIATE GRADE NEW BILLET STEEL CONFORMING TO ASTM A615 INCLUDING SUPPLEMENTARY REQUIREMENTS S1, GRADE 60. FIELD SPLICES SHALL BE 36 TIMES BAR DIAMETER, UNLESS NOTED OTHERWISE.
- H. REINFORCING BARS SHALL NOT BE HEATED, STRAIGHTENED OR RE-BENT WITHOUT THE APPROVAL OF THE DESIGN ENGINEER. COLD BENDING OF REINFORCING STEEL SHALL BE IN ACCORDANCE WITH ACI 318.
- I. CONCRETE PROTECTION FOR REINFORCEMENT – CLEAR DISTANCE FROM FACE OF CONCRETE TO BAR SHALL BE AS FOLLOWS UNLESS NOTED:
 - 1. CONCRETE DEPOSITED AGAINST GROUND OR VOID FORM: 3".
 - 2. CONCRETE SURFACES EXPOSED TO WEATHER OR IN CONTACT WITH GROUND AFTER REMOVAL OF FORMS: 1½" FOR #5 BARS AND SMALLER, 2" FOR #6 THROUGH #18.
 - 3. SURFACES NOT EXPOSED TO GROUND OR WEATHER ¾" FOR SLABS AND WALLS WITH #11 AND SMALLER BARS. 1½" FOR BEAMS AND COLUMNS.
- I. IMMEDIATELY AFTER FORMS ARE REMOVED, FILL ALL VOIDS TO OBTAIN A STRAIGHT & FLUSH SURFACE. IMPERFECTIONS SHALL BE CORRECTED WITH GROUT & THEN ALL EXPOSED FOUNDATION COLUMNS, BEAMS, & WALLS ABOVE GRADE SHALL HAVE A STONE RUBBED FINISH. ANY HONEYCOMBING SHALL BE CHIPPED & REMOVED TO SOUND CONCRETE PRIOR TO REPAIRING WITH GROUT. HONEYCOMBING REPAIRS THAT EXPOSED STEEL REINFORCEMENT SHALL BE DOCUMENTED & REPORTED TO THE ENGINEER PRIOR TO REPAIR & REPLACEMENT.
- J. JOINT SEALANT FOR ALL CONCRETE CONTROL, CONSTRUCTION AND ISOLATION JOINTS SHALL BE SIKAFLEX-1A BY SIKA CORP., OR APPROVED EQUAL.
- K. GROUT USED FOR GROUTING STRUCTURAL STEEL/COLUMN BASE PLATES SHALL BE PREPACKAGED, HIGH-FLUIDITY NON-SHRINK NATURAL AGGREGATE GROUT SUCH AS MASTERFLOW 713 BY MASTER BUILDERS OR FIVE-STAR GROUT BY U.S. GROUT CORP., OR APPROVED EQUAL. FOLLOW MANUFACTURERS INSTRUCTIONS FOR INSTALLATION.
- L. ALL WELDING PROCEDURES INCLUDING STUD WELDING AND QUALIFICATIONS SHALL BE IN ACCORDANCE WITH AWS D1.1.
- M. EXPOSED CORNERS SHALL BE CHAMFERED ¼" UNLESS NOTED.
- N. CHECK ALL ELECTRICAL, MECHANICAL AND PIPING DRAWINGS FOR EMBEDDED ITEMS (PIPE, CONDUIT, ETC.) AND BLOCKOUTS BEFORE PLACING CONCRETE.
- O. IF REINFORCING OR MESH IS FIELD CUT FOR SMALL OPENINGS, CONDUIT, ELECTRICAL BOXES, ETC., CUT REINFORCING SHALL BE REPLACED WITH AN EQUIVALENT AREA OF STEEL. ALL SUCH BARS SHALL EXTEND 24" MINIMUM (OR MESH LAP 2") BEYOND CORNER OR EDGE OF OPENING. IF NECESSARY REINFORCING SHALL BE BENT TO PROVIDE THIS MINIMUM EMBEDMENT. MAKE ALL BARS CONTINUOUS AROUND CORNERS.
- P. THE CONTRACTOR SHALL VERIFY ALL EQUIPMENT ANCHOR BOLT DIMENSIONS AGAINST THE CERTIFIED EQUIPMENT DRAWINGS BEFORE PLACING CONCRETE. TOLERANCES FOR ANCHOR BOLT LOCATIONS AND ELEVATIONS SHALL BE AS DEFINED IN THE AMERICAN INSTITUTE OF STEEL CONSTRUCTION (AISC) CODE OF STANDARD PRACTICE.
- Q. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MATERIAL TAKE-OFF.

2. ANCHOR BOLTS:

- A. ANCHOR BOLTS SHALL BE SET BY MEANS OF A TEMPLATE. REINFORCING STEEL MAY BE SPREAD APART TO ACCOMMODATE SLEEVES. REINFORCING STEEL SHALL NOT BE CUT.
- B. USE PRECAST "PB" OR "DB" CONCRETE BAR SUPPORTS TO SUPPORT REINFORCEMENT SLAB & MATS.
- C. CLASS "B" LAP UNLESS NOTED OTHERWISE.
- D. NO ADDITIONAL REINFORCING IS REQUIRED IF OPENING IS LESS THAN 12" IN DIAMETER.
- E. EMBEDDED ITEMS SHALL HAVE A MINIMUM OF (2) ANCHORS.
- F. ALL EMBEDDED STEEL IN THIS DRAWING SHALL MEET ASTM A36. UNLESS OTHERWISE NOTED.
- G. ALL EMBEDDED STEEL SHALL BE FINISHED AFTER FABRICATION AS SHOWN ON THE PROJECT DESIGN DRAWING.
- H. DIMENSIONS ON PROJECT DESIGN DRAWING ARE BASED ON FORMED CONCRETE. CONTRACTOR MUST OBTAIN WRITTEN APPROVAL FROM THE ENGINEER PRIOR TO USING EARTH FORMED CONSTRUCTION.
- I. ALL ANCHOR BOLTS SHALL BE HOT DIP GALVANIZED.

GENERAL STRUCTURAL NOTES:

- * DESIGN IS FOR 2015 IRC
- * WOOD FRAME ENGINEERING IS BASED ON NDS, "NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION" – LATEST EDITION
- * DESIGN LOADS:
 - ** ROOF SNOW=65 PSF
DEAD=20 PSF
 - ** FLOOR/LIVE=40 PSF
DEAD=15 PSF (25 PSF @ TILE)
 - ** WIND 90 MPH, EXP. B
 - ** SOIL 1,500 PSF ALLOWABLE BEARING PRESSURE
 - ** SEISMIC: DESIGN CATEGORY B
- * EXTERIOR WALLS SHALL BE 2X4 @ 16" O.C. SPF "STUD GRADE" LUMBER, OR BETTER (UNLESS NOTED OTHERWISE).
- * ALL HEADERS, BEAMS & OTHER STRUCTURAL MEMBERS SHALL BE HEM-FIR #2 LUMBER, OR BETTER (KILN-DRIED).
- * FACE NAIL MULTI-PLY 2X BEAMS & HEADERS W/ 2 ROWS OF 12d NAILS @ 12" O.C. STAGGERED. APPLY NAILING FROM BOTH FACES @ 3-PLY OR MORE CONDITIONS.
- * HARDWARE IN CONTACT W/ PRESERVATIVE-TREATED WOOD SHALL BE GALVANIZED WITH A MINIMUM COATING OF 1.85 OZ. OF ZINC PER SQUARE FOOT OF SURFACE AREA (HOT-DIP GALVANIZED PER ASTM A653 TOTAL BOTH SIDES) FASTENERS IN CONTACT W/ PRESERVATIVE-TREATED WOOD SHALL BE HOT-DIP GALVANIZED PER ASTM A135. BUILDER TO VERIFY CORROSION-RESISTANCE COMPATIBILITY OF HARDWARE & FASTENERS AND CONTACT LUMBER & HARDWARE SUPPLIERS TO COORDINATE.
- * ENGINEERED LUMBER TO MEET OR EXCEED THE FOLLOWING:
 - * LVL Fb=2600 PSI, Fv=285 PSI, E=1.9X10⁶ PSI
 - * LSL Fb=2325 PSI, Fv=310 PSI, E=1.55X10⁶ PSI
- * REFER TO BRICK VENEER SCHEDULE FOR LINTELS OVER MASONRY OPENINGS
- * ALL METAL HANGERS SHALL BE SPECIFIED BY TRUSS MANUFACTURER, UNLESS OTHERWISE NOTED.
- * FASTEN EACH ROOF TRUSS TO TOP PLATE W/ SIMPSON H2.5a CLIPS (OR APPROVED EQUAL) @ ALL BEARING POINTS. PROVIDE (2)H2.5A CLIPS AT 2-PLY GIRDER TRUSSES AT ALL BEARING POINTS
- * TRUSS SHOP DRAWINGS SHALL BE SUBMITTED TO ARCHITECT AND ENGINEERING FOR REVIEW AND APPROVAL PRIOR TO FABRICATION OR DELIVERY.
- * FLOOR SYSTEMS SHALL BE ENGINEERED FLOOR TRUSSES, DEPTH AND SPACING AS CALLED OUT ON PLANS.
- * ROOF SHEATHING SHALL BE 7/16" OSB A.P.A. RATED SHEATHING 24/16, EXPOSURE 1. FASTEN SHEATHING TO FRAMING MEMBERS W/ 8d COMMON NAILS @ 6" O.C. @ PANEL EDGES & @ 12" O.C. @ INTERMEDIATE SUPPORTS.
- * FLOOR SHEATHING SHALL BE 23/32" A.P.A. RATED STURD-I-FLOOR 24/16, EXPOSURE I, TONGUE AND GROOVE EDGES, FASTEN SHEATHING TO FRAMING MEMBERS W/ GLUE AND 10d COMMON NAILS @ 6" O.C. @ PANEL EDGES & @ 12" O.C. @ INTERMEDIATE SUPPORTS. GLUE ADHESIVES SHALL CONFORM TO THE PERFORMANCE SPECIFICATIONS IN AFG-01.
- * REFER TO IRC TABLE 602.3(1) FASTENING SCHEDULE FOR STRUCTURAL MEMBERS FOR ALL CONNECTIONS NOT SPECIFIED ON PLANS

LATERAL DESIGN:

- * DESIGN IS FOR 2015 IRC
- ** WIND 90 MPH, EXP. B
- ** SEISMIC: DESIGN CATEGORY B
- * STANDARD EXTERIOR WALL SHEATHING SPECIFICATIONS
 - ** 7/16" OSB OR 15/32" PLYWOOD: FASTEN SHEATHING W/ 8d NAILS @ 6" O.C. AT ALL PANEL EDGES AND 12" O.C. IN THE PANEL FIELD. HORIZONTAL BLOCKING OF PANEL EDGES IS NOT REQUIRED BY THIS DESIGN EXCEPT FOR THOSE AREAS SPECIFICALLY NOTED. ALL EXTERIOR WALLS ARE CONSIDERED TO BE SHEAR WALLS.
- * 3" O.C. EDGE NAILING (WHERE NOTED ON PLANS)
- ** FASTEN PANEL EDGES OF WOOD STRUCTURAL WALL SHEATHING TO FRAMING W/ 8d NAILS @ 3" O.C. ALL PANEL EDGES SHALL OCCUR OVER WALL FRAMING MEMBERS OR 2x HORIZONTAL BLOCKING SHALL BE PROVIDED TO SUPPORT PANEL EDGE AND 3" O.C. FASTENING.
- * ALL STRUCTURAL PANELS ARE TO BE DIRECTLY APPLIED TO STUD FRAMING.
- * ALL SHEAR WALLS SHALL HAVE DOUBLE TOP PLATES FASTENED TOGETHER W/ 12d AT 8" O.C. USE (12) 12d AT EACH LAP SPLICE, (6) EACH SIDE OF JOINT (TYP. U.N.O.)
- * ALL INTERIOR SHEAR WALLS AND EXTERIOR WALLS ARE SHEATHED ABOVE AND BELOW OPENINGS.
- * SEE ARCHITECTURAL DRAWINGS FOR ADDITIONAL WALL CONSTRUCTION REQUIREMENTS.



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PATIO ADDITION FOR
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 921 S. HAVANA ST., AURORA, CO 80012

STAMP



03/24/25

PROJECT TITLE

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LOS 3 RIOS
PATIO**

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SHEET TITLE

**STRUCTURAL
GENERAL
NOTES**

SHEET NO.

S0

PATIO ADDITION FOR
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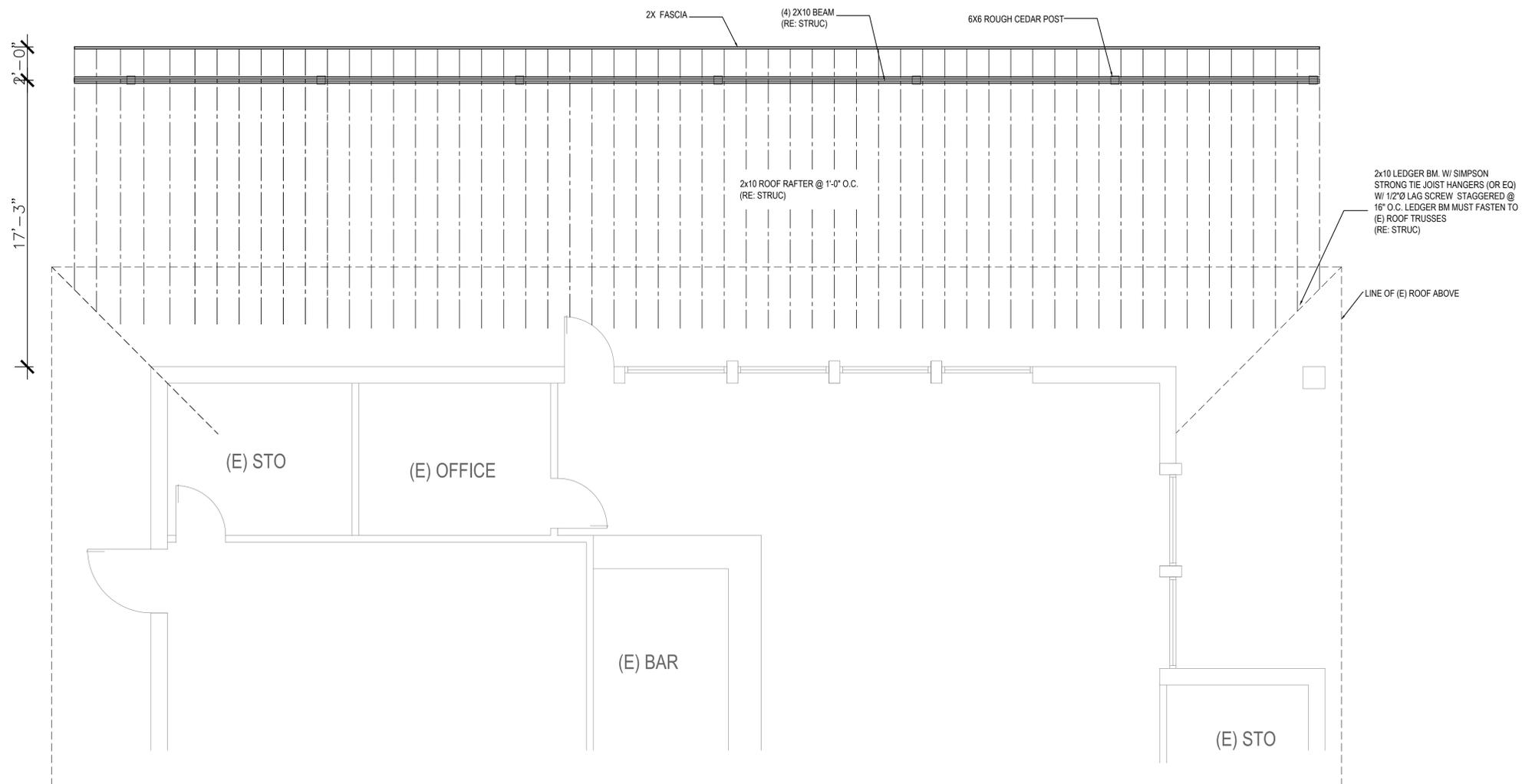
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1	PATIO ADDITION REV.	01/15/25

SHEET TITLE

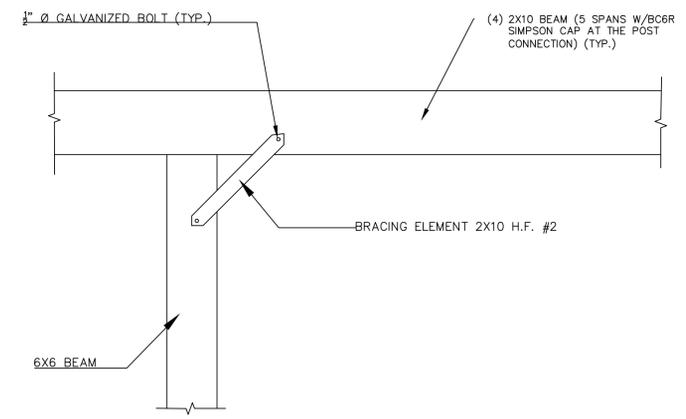
**ROOF
FRAMING
PLAN**

SHEET NO.

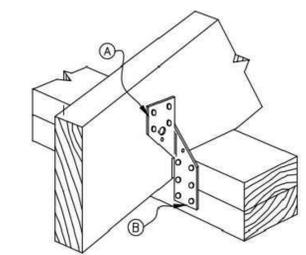
S1



1 ROOFING FRAMING PLAN
SCALE: 1/4" = 1'-0"
PEC north

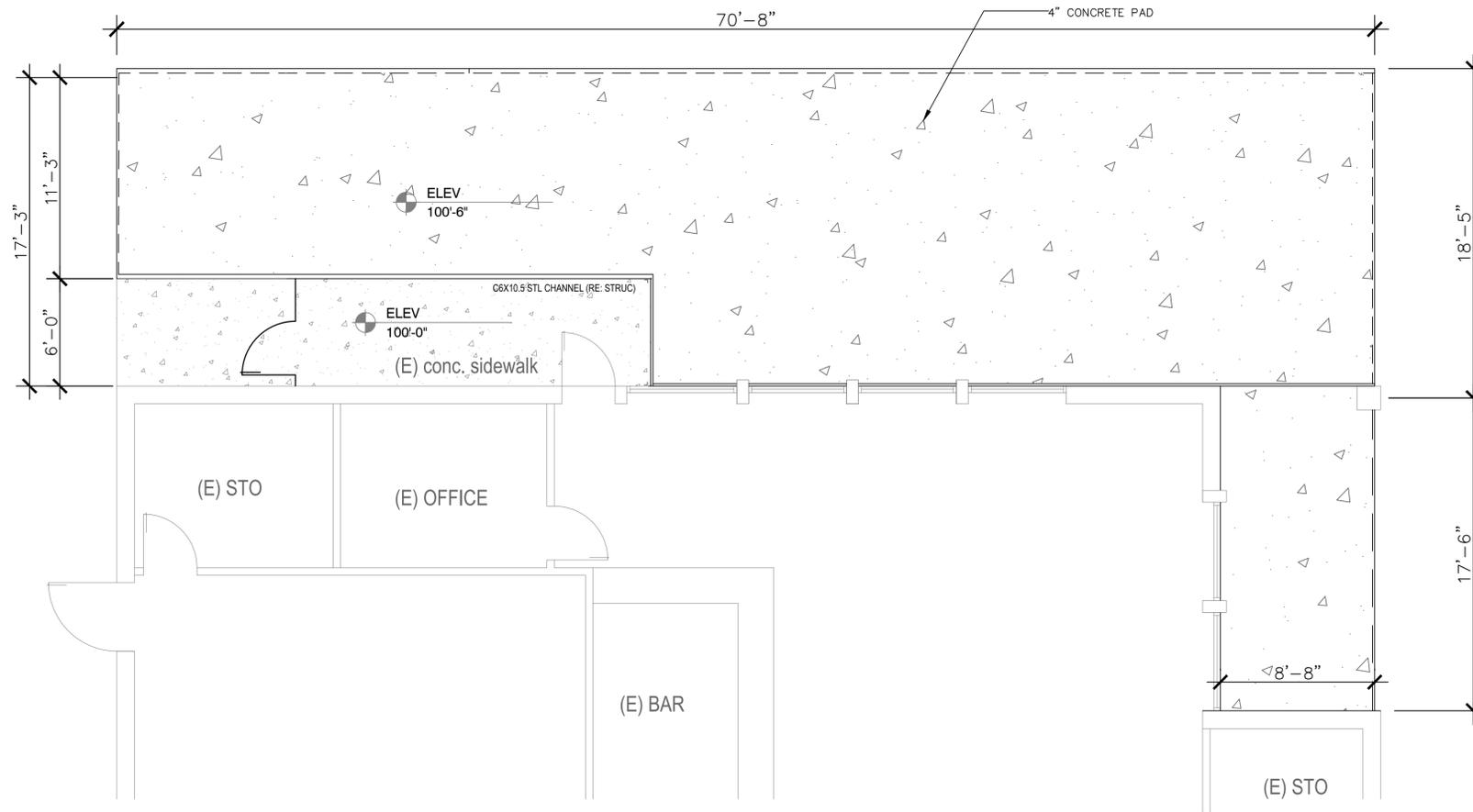


A1 BRACING DETAIL AT THE ENDS
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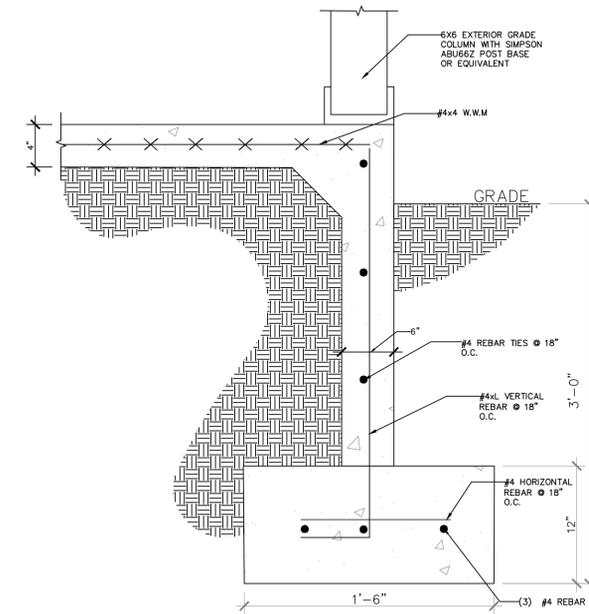


**A2 SIMPSON H2.5A INSTALLATION
DETAIL**
SCALE: N/A

PATIO ADDITION FOR
MARISCOS LOS 3 RIOS
921 S. HAVANA ST, AURORA, CO 80012



1 FLOOR FOUNDATION PLAN
SCALE: 1/4" = 1'-0"



A FLOOR FOUNDATION PLAN
SCALE: 1/4" = 1'-0"

STAMP



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SHEET TITLE
**FLOOR
FRAMING
PLAN**

SHEET NO.

S2